



# GROWTH MANAGEMENT ORDINANCE ALLOCATION INFORMATION UPDATE

SAN LUIS OBISPO COUNTY DEPARTMENT OF PLANNING AND BUILDING

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*Promoting the Wise Use of Land • Helping to Build Great Communities*

## Allocation Information Update – October 16, 2015

The following information summarizes the status of allocations and is updated each Friday. Please note that because we receive allocation requests on a **daily** basis the following information is subject to change. Weekly updates can be found on the Allocation Information Line at (805) 781-4166 and on our department website at [www.slocounty.ca.gov/planning](http://www.slocounty.ca.gov/planning). If you have questions please contact Jo Manson at (805) 781-4660 or [jmanson@co.slo.ca.us](mailto:jmanson@co.slo.ca.us). If you need information regarding specific building questions on your property please call (805) 781-5600 to either make an appointment or receive a phone call from an information planner.

On August 12, 2008 the Board of Supervisors approved the housekeeping updates for Title 26. One of the revisions was that the word allotment would no longer be used. For reference, we now have: allocation for waiting list, and allocation with permit (formerly known as an allotment).

**Category 1** - Single Family and Caretaker Residences in all land use categories except Residential Multi-Family. This also includes cluster divisions outside of urban and village reserve lines.

- Please note that this does **not** include the following geographic areas: Cambria (**Category 3**) and the Los Osos moratorium area (**Category 1**). Allocation requests are accepted for Los Osos and are put on a waiting list. This also does **not** apply to planned development properties such as Heritage Ranch, Oak Shores San Luis Bay Estates, Blacklake, etc. Information relating to multi-family and planned development properties will be covered in **Category 2**.
- We have **603** dwelling units immediately available for allocation with permit requests for the rest of the fiscal year ending June 30, 2016.
- We currently have **202** allocations on a waiting list for the Los Osos moratorium area.
- For properties on the Nipomo mesa area please note discussion under **Category 8**.

**Category 2** - For Multi-Family Residential and Planned Development projects, and all single family residences to be built on property with a Residential Multi Family land use category designation. This also includes cluster divisions inside urban or village reserve lines, mixed use projects and residences in phased projects.

- We have **329** dwelling units immediately available for allocation with permit requests for the rest of the fiscal year ending June 30, 2016.
- Please note that this does **not** include the following geographic areas: Cambria (**Category 7**) and Los Osos moratorium area (**Category 2**). Allocation requests are accepted for Los Osos and are put on a waiting list. If you are unsure if your property is in a planned development area please call Jo Manson at (805) 781-4660 and she can confirm whether your property is within a planned development area.

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### **Category 2 – (continued)**

- We currently have 13 allocations (122 dwelling units) on a waiting list for the Los Osos moratorium area.

### **Category 3** - Single Family and Caretaker Residences in the Cambria area.

- The County currently has **334** allocations on the Cambria waiting list. The Cambria growth rate has been set at 0% for the period from July 1, 2015 through June 30, 2018 and we cannot accept general allocation applications during this period. We can only accept allocation applications accompanied by an intent-to-serve letter from the Cambria Community Services District for replacements, transfers and grandfathered water meters.

### **Categories 4, 5 and 6** - Single Family and Caretaker Residences in the Cayucos area.

- There are three water service providers in the community of Cayucos. Each of the provider areas have a separate designated allocation category for internal statistical reporting only. **Each is combined with Category 1 regarding allocation selection.** The areas and categories are as follows: County Service Area 10A (**Category 4**), Morro Rock Mutual Water Company (**Category 5**) and Paso Robles Beach Water Association (**Category 6**).

### **Category 7** - Multi-Family and Planned Developments in the Cambria area.

- The County currently has **9** allocations (49 dwelling units) on the Cambria waiting list. The Cambria growth rate has been set at 0% for the period from July 1, 2015 through June 30, 2018 and we cannot accept general allocation applications during this period. We can only accept allocation applications accompanied by an intent-to-serve letter from the Cambria Community Services District for replacements, transfers and grandfathered water meters.

Categories 8 and 9 - The following information applies to the Nipomo Mesa area and includes the following communities: Nipomo, Palo Mesa, Los Berros, Woodlands, Blacklake, Callender-Garrett Village and all other areas outside of these communities but still on the mesa:

- **Category 8** - For Single Family and Caretaker Residences in the Nipomo Mesa area. This includes cluster divisions outside of urban or village reserve lines - We have **69** dwelling units immediately available for allocation with permit requests for the rest of the fiscal year ending June 30, 2016.
- **Category 9** - For Multi-Family Residential projects in the Nipomo Mesa area AND single family residences to be built on property with a Residential Multi-Family land use category designation, mixed use projects, cluster divisions inside urban or village reserve lines, and residences in phased projects – We have **43** dwelling units immediately available for allocation with permit requests for the rest of the fiscal year ending June 30, 2016.
- Please note that some vested residential housing tracts that were accepted for processing prior to January 18, 2000 may be vested out of the Nipomo group and into Category 1 single family availability. Please call Jo Manson at (805) 781-4660 and she can confirm whether your property should be included in the Nipomo rules or county-wide rules. For vested maps for which the vesting has expired and for maps that were not vested the Nipomo Mesa time frames do apply.